

JS-6

UNITED STATES DISTRICT COURT
CENTRAL DISTRICT OF CALIFORNIA

BIG LOTS STORES – PNS, LLC,

Plaintiff/Counterclaim
Defendant,

v.

6351 WESTMINSTER BLVD, LLC,

Defendant/Counterclaimant.

Case No. 8:24-cv-00757 MWF (JDEx)

JUDGMENT


1 In accordance with the Court's Order Granting Plaintiff Big Lots Stores PNS
2 LLC's Motion for Judgment on the Pleadings (Docket No. 31) and pursuant to Rules
3 54(b) and 58(b)(2) of the Federal Rules of Civil Procedure,

4 **IT IS HEREBY ORDERED, ADJUDGED AND DECREED** that final
5 judgment be entered as follows:

- 6 1. *On Plaintiff's Claim for Declaratory Relief*: Judgment is entered in favor
7 of Plaintiff Big Lots Stores PNS LLC, and against Defendant 6351
8 Westminster Blvd LLC. Accordingly, it is declared that, under applicable
9 Ohio law, the purchase agreement that the parties entered into on February
10 2, 2023, is now void.
- 11 2. *On Defendant's Counterclaim for Special Performance*: Judgment is
12 entered in favor of Plaintiff Big Lots Stores PNS LLC, and against
13 Defendant 6351 Westminster Blvd LLC.
- 14 3. Plaintiff is awarded its attorneys' fees and costs as provided by law.

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16 **IT IS FURTHER ORDERED** that this Court retains jurisdiction over any
17 matter pertaining to this judgment.

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19 Dated: August 9, 2024

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MICHAEL W. FITZGERALD
United States District Judge